

025.A

Map

0005

Block

0058.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 373,800 /

USE VALUE: 373,800 /

ASSESSed: 373,800 /

Total Card /

Total Parcel

373,800

373,800

373,800

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No

Alt No

Direction/Street/City

58

WINDSOR ST, ARLINGTON

Unit #:

58

Owner 1: BEAUREGARD JOSEPH M

Owner 2:

Owner 3:

Street 1: 58 WINDSOR STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02474

Type:

Use Code

Land Size

Building Value

Yard Items

Land Value

Total Value

102

0.000

373,800

373,800

Total Card

0.000

373,800

373,800

Total Parcel

0.000

373,800

373,800

Source: Market Adj Cost

Total Value per SQ unit /Card: 410.77

/Parcel: 410.77

Legal Description

User Acct

250909

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Land Unit Type:

Insp Date

05/15/18

!14843!

PREVIOUS OWNER

PREVIOUS ASSESSMENT

Owner 1: CIARLONE PATRICIA M -

Owner 2: -

Street 1: 58 WINDSOR STREET

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Postal: 02474

Tax Yr

Use

Cat

Bldg Value

Yrd Items

Land Size

Land Value

Total Value

Asses'd Value

Notes

Date

2022

102

FV

373,800

0

.

373,800

Year end

12/23/2021

2021

102

FV

363,300

0

.

363,300

Year End Roll

12/10/2020

2020

102

FV

358,100

0

.

358,100

358,100

Year End Roll

12/18/2019

2019

102

FV

384,900

0

.

384,900

384,900

Year End Roll

1/3/2019

2018

102

FV

341,300

0

.

341,300

341,300

Year End Roll

12/20/2017

2017

102

FV

311,800

0

.

311,800

311,800

Year End Roll

1/3/2017

2016

102

FV

311,800

0

.

311,800

311,800

Year End

1/4/2016

2015

102

FV

288,800

0

.

288,800

288,800

Year End Roll

12/11/2014

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

CIARLONE PATRIC

60141-230

10/1/2012

305,000

No

No

CIARLONE PATRIC

40540-480

8/20/2003

Family

No

No

MASTER DEED

BUILDING PERMITS

ACTIVITY INFORMATION

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

9/22/2015

1395

Porch

20,000

9/22/2015

Replace existing d

4/22/2008

377

Re-Roof

8,490

G9

GR FY09

Date

Result

By

Name

5/15/2018

Measured

DGM

D Mann

6/9/2004

External Ins

BR

B Rossignol

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

LAND SECTION (First 7 lines only)

OTHER ASSESSMENTS

Item

Code

Description

%

Item

Code

Description

Z

R2

TWO FAMIL

100

water

o

Sewer

n

Electri

Census:

Exmpt

Flood Haz:

D

Topo

s

Street

t

Gas:

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

102

Condo

0

Sq. Ft.

Site

0

0.

0.00

7524

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc

CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Type:	99 - Condo Conv		
Sty Ht:	1 - 1 Story		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREEN		
View / Desir:			

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

GENERAL INFORMATION

Grade: C - Average	
Year Blt: 1922	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdicdt: G5	Fact: .
Const Mod:	
Lump Sum Adj:	

OTHER FEATURES			
Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	50.000000000
Name:	

RESIDENTIAL GRID

1st Res Grid	Desc: Line 1											# Units	1
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals	RMs: 5		BRs: 2		Baths: 1		HB						

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Corn Wal		% Sprinkled	

DEPRECIATION		
Phys Cond:	AV - Average	31. %
Functional:		%
Economic:		%
Special:		%
Override:		%

CALC SUMMARY

Basic \$ / SQ:	305.00
Size Adj.:	1.35000002
Const Adj.:	0.98980200
Adj \$ / SQ:	407.551
Other Features:	62500
Grade Factor:	1.00
NBHD Inf:	1.25000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	541714
Depreciation:	167931
Depreciated Total:	373783

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	5	2	
Totals			
1	5	2	

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

[illegible]

More: N Total Yard Items: Total Special Features: Total:

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
GLA	Gross Liv Ar	910	407.550	370,87
Net Sketched Area:		910	Total:	370,87
Size Ad	910 Gross Area		910 FinArea	910

SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
71						
71						
10						

IMAGE

AssessPro Patriot Properties, Inc

